STATE CAPITOL COMMITTEE

General Administration Building, Room 324 Olympia, Washington June 1, 2009 2:00 p.m.

MEMBERS PRESENT

MEMBERS ABSENT

Brad Owen, Lieutenant Governor Marty Brown, Governor Gregoire's Designee Carleen Jackson, for Secretary of State Sam Reed Peter Goldmark, Commissioner of Public Lands

OTHERS PRESENT:

Alhadeff, Sally, Project Manager, DIS
Ahlschwede, Rob, Citizen
Albert, Jim, DIS
Bremer, Linda, GA
Casey, Martin, GA
Childs, Harvey, OFM
Cowan, Diane, GA
Cox, Jenn, GA
Donald, Craig, GA
Edens, Cindy, Wright Runstad & Company
Evans, Tom, Citizen
Friddle, Steve, City of Olympia

Gow, Valerie, Puget Sound Meeting Services Hall, Steve, City of Olympia Hensel, Grant, GA Hentges, Shelby, MPH Holdings, LLC Koal, Penny, GA Levine, Mindy, NBBJ Lynch, John, GA Morris, Jim, MPH Holdings, LLC Pettie, Don MPH Holdings, LLC Pressley, Bobby, NBBJ Szumlanski, Paul, GA

Welcome and Introductions

Lieutenant Governor Owen called the June 1, 2009, State Capitol Committee (SCC) meeting to order at 2:03 p.m. A quorum was attained. The meeting agenda was published in *The Olympian*.

Lt. Governor Owen recognized Tom Evans, who recently retired from the Department of General Administration (GA). Mr. Evans helped guide the effort on developing the Capitol Master Plan. He's worked closely with the SCC over the last 11 years. Lt. Governor Owen expressed appreciation to Mr. Evans for his service to the committee.

Approval of Agenda

The committee by consensus approved a minor reordering of the agenda.

Approval of Minutes – October 23, 2008

Marty Brown moved, seconded by Commissioner Goldmark, to approve the October 23, 2008 minutes as presented. Motion carried.

Director's Report

Linda Bremer, Director, Department of General Administration (GA), acknowledged Mr. Evans' contributions to the department. Some shifts have occurred in staffing. Martin Casey will act in an interim role as support to the SCC. Mr. Casey is the department's Performance and Accountability Director. Diane Cowan is providing administrative support to the committee.

A Capitol Lake Adaptive Management Plan (CLAMP) public workshop is scheduled on June 24. The Alternative Analysis report will be published and released to the public. The CLAMP Steering Committee is scheduled to forward a lake management recommendation to GA in August.

Senator Fraser previously suggested releasing some of the recently discovered plans by the Olmsted brothers on campus landscaping. Staff developed an informational pamphlet on the original Olmsted landscape design and legacy, which will be available at the Visitor Center to visitors.

Meeting Schedule for 2009 - Establish Dates of Regular Meetings

Mr. Casey referred members to the proposed remaining meeting schedule for 2009:

- October 15, 2009
- December 3, 2009

Commissioner Goldmark moved, seconded by Marty Brown, to approve the proposed remaining meeting dates for 2009. Motion carried.

Ms. Bremer noted that the dates can be revised if there are schedule conflicts.

Heritage Center/Executive Office Building – Status Report

Craig Donald, Project Manager, reported on the four-year effort by the state to build a complex that would express some enduring principles of the current era for the community and visitors. For 1,000 days, the SCC inspired and guided the project team to build a Heritage Center (HC) and an Executive Office Building (EOB) for the people and for the ages.

Customary measures for success of a construction process relate to scope, schedule, and budget. The original and the revised predesign called for a 200,000 square-foot HC to house the State Library, State Archives, Museum, and conference facilities. It also called for a 120,000 square-foot office building to house elected officials displaced by the Nisqually Earthquake. By all accounts, the project successfully addressed, and in fact, exceeded program needs. Throughout the past four years, milestones were established to monitor and evaluate the project. Every six months, the project faced another milestone. Each milestone was met successfully and on time.

The authorized budget for the project was approximately \$221 million. The most recent and independently reconciled budget estimate was more than \$5 million under the authorized budget level of \$216 million. Scope, schedule, and budget were all successful because of the collaboration and hard work of the design team led by SRG Partnership, GG/CM Mortensen Construction, and the leadership of the Office of the Secretary of State, the Office of the Insurance Commissioner, and the SCC. As proposed and designed, the HC/EOB would have been a national leader in sustainability, accessibility, facilities construction, and overall design. Among the innovations that a smaller project should consider is Leadership in Energy and Environmental Design (LEED) Gold standards established by the US Green Building Council. The project was on track to achieve the gold standard as well as the National 2030 Challenge, cutting by half fossil fuel usage in the building and reducing green house gases. The project would have reduced potable water consumption on the campus by over 50% or approximately three million gallons annually. Plans included installing a 575,000 gallon reclaimed water-holding tank under realigned Cherry and Water Streets. Reclaimed water would have provided the entire west Capitol Campus water needs for toilet flushing, fire suppression, landscaping, and the Tivoli Fountain.

The HC/EOB was designed to be the first universally accessible building inside and out on Capitol Campus. It would have also addressed one of the major goals of the City of Olympia to create a direct connection between west Capitol Campus, Heritage Park, and the City. The building would have been among the leaders in the country to utilize virtual design and construction technology, just-in-time management methods, and integrated project delivery methods.

The building's design masterfully melded with other historic west Capitol Campus buildings creating a building for the present time and for the ages. The exterior would have been Wilkinson sandstone from the Wilkinson quarry in Pierce County similar to what was used for other west Capitol Campus buildings. Sandstone was slated for some interior public spaces where floors were marble matching floors within the Legislative Building and other historic buildings. Public areas would have been finished with wood and bronze. The building is of timeless design.

Beyond design and construction, what occurs within the building is of more importance. In the HC, educational and cultural programs would have provided exhibits and events of the shared history in government for an exceptional visitor experience, as well as the addition of the K-12 learning center that would have provided programs for students on the state's history and government.

The EOB would have brought statewide elected officials back to Capitol Campus enhancing customer service by collocating elected functions where they can be more readily accessed by citizens. The high performance features of the building would have increased worker efficiency and effectiveness.

The project was on schedule, under budget, timeless in the design, and filled program needs. The schedule was on target to finance the project in May. The question is why it hasn't moved forward. The answer is two major reasons, project financing and vacating the GA Building.

Early on, the team began working with the Office of the State Treasurer and relied heavily on the office's advice and counsel regarding project financing. Entering the recession, a major revenue source supporting the HC element of the project fell. The revenue source has historically recovered as recessions ease, and it's recommended that the state should wait until that revenue source recovers before selling bonds. Additionally, the bond community would be reluctant to purchase \$220 million in certificates of participation because of current economic conditions. Additionally, planned interest rates are significantly higher than previously communicated. Finally, although the Build America Bonds program was recently established and could have provided interest rate relief, the program's availability came too late to incorporate within the financing plan.

The second major reason concerns the vacancy of the GA Building. There are many reasons. Currently, the GA Building has relatively low lease rates. If tenants were to move, they would likely have to pay higher lease costs adversely affecting operating budgets. Additionally, there were and are potential projects that might provide space for current tenants. Finally, there continues to be some people who want to preserve the GA Building.

The Legislature directed a pause in the project until a predesign review is conducted. The Legislature asked the team to look at an alternate scope to reduce the project size and cost. The Legislature provided two alternatives of reducing the scope and size that can be supported by rates and identified supporting fees or reduce the size of the HC to house only the library, exhibit space for historically significant documents, and space for rotating museum exhibits. The EOB should only provide for committed tenants who are identified to be located on the west Capitol Campus in the Capitol Master Plan.

Currently, the team is working to develop specific scopes, detailed work programs, budgets, and schedules with the objective to complete the report by the next legislative session.

Commissioner Goldmark asked whether there was an indication of the amount of funding that would be contemplated by the Legislature for construction in the future. Mr. Donald said the Legislature provided guidance on the specific revenue sources enabling the team to back into a figure once the Office of State Treasurer provides information on the likely interest rate amount and what the bond market will recognize in terms of flow of revenue anticipated to support the project. Ms. Bremer said the amount must match the revenue stream. Mr. Donald said the most current figure from the Office of the State Treasurer would establish a project budget for the HC of approximately \$70 million and for the EOB; the budget would be \$79 million totaling \$149 million for both buildings, rather than \$210 million that was initially anticipated. However, the \$210 million figure will likely increase because it was predicated on financing in the current period. If project construction begins at a later date, that amount will increase.

Commissioner Goldmark asked whether the Legislature provided direction on the duration of the pause. Mr. Donald indicated the Legislature did not include a due date for the report. However, staff is targeting for completion of the report prior to the next legislative session.

Ms. Jackson said as was predicted, revenues are rebounding and are growing at a greater rate than anticipated. It's anticipated revenues will come back.

Lt. Governor Owen noted the work on renovating the Legislative Building was rejected twice before the project finally moved forward to completion.

GA's Capital Budget for 2009-11 - Status Report

Mr. Casey presented a PowerPoint presentation on the 2009-11 GA capital budget. The original budget request included 24 projects totaling over \$97 million for 2009-11. As with many other state agencies, the department's workload and capital projects were reduced by one-third. GA's is responsible for managing capital projects for general government agencies, two-year colleges, and other smaller entities. Approximately one-half of GA's planned activity for the biennium was reduced. Currently, the department is evaluating the overall project workload, funding, and staffing implications for the new biennium.

Three projects of interest to the SCC include:

- HC/EOB
- Predesign of the Pro Arts site. The request is a predesign of a facility to house some of the tenants currently residing within the GA Building. The predesign is due to the Legislature in February 2010.
- A proposal for the disposal of Department Fish and Wildlife facilities in downtown Olympia. Direction includes working with the City to see what will fit with the City's development plan and recommend options for disposal yielding the highest return to the state including the various options that will be considered. The project involves three parcels. Two are located near the LOTT facility and one is across from the Farmers Market on Capitol Way. Ms. Bremer said the department is working with officials with the Department of Fish and Wildlife as well as with the community. Commissioner Goldmark asked about the condensation in the amount of needed building space. Mr. Casey said the facilities are very old and that they may not represent the

highest and best use of the space. The department's current operational and business needs have evolved. The buildings are approximately 70 years old. The buildings represent a mix of office space and warehouses.

Mr. Casey responded to a question concerning the final location of the State Treasurer's Office. The department has a number of functions and offices. The Treasurer's executive office as well as the Treasurer will reside within the EOB. However, other functions of the department are housed in the GA Building and those would be included in the number of tenants that would relocate to the Pro Arts building. The number of staff members residing in the GA Building includes 18 employees.

Mr. Casey provided additional information in response to a prior request from Commissioner Goldmark on the O'Brien Building renovation project.

New West Olympia PLA

Mr. Bremer reported the request was received in November 2008. The department delayed discussion on the request because of design questions. The request does not meet all the criteria for a Preferred Leasing Area (PLA). However, a waiver is possible.

Steve Hall, City Manager, City of Olympia, reported the request is the first PLA expansion for Olympia that is supported by the City over the last 20 years. The City's primary interest is hosting state government buildings in downtown Olympia. However, not all state needs will likely be met by having one concentration of buildings. A proposal for a west Olympia leasing area was received by the City Council. The Council reviewed the request in conjunction with the City's comprehensive plan, land use planning policies, and the City's vision and goals for west Olympia. The City Council unanimously supports the request to designate a new west Olympia PLA. He referred to the letter dated September 5, 2008 describing the Council's support.

Mr. Hall described west Olympia as a node of development and a microcosm of the community in terms of housing, major retail/commercial uses, and medical uses. The City lacks a major office facility to ensure the westside is a complete center for providing people with the opportunity to live, work, and play in one area. Having a major state office complex achieves those goals. Although the state is not leasing many buildings because of the budget shortfall, Mr. Hall asked the SCC to consider the request from a future perspective. As the state considers future office needs, the City believes west Olympia is a good opportunity site because of its location and public transportation infrastructure and service.

Mr. Hall referred to the criteria. The criteria are difficult for any project to meet in terms of undeveloped property. One criterion requires a well-developed internal pedestrian access system. At this point, the property is undeveloped. However, the developer's proposal calls for those improvements that will meet the required criteria. The same situation applies to roadway improvements, which are dependent upon the City receiving funding. That funding package has been secured to complete the next phase of Harrison Avenue beginning in April 2010. The transportation system will be in place for the project.

Lt. Governor Owen acknowledged that infrastructure improvements are anticipated. However, as long as the improvements are included in the development plans, then it should meet the criteria.

Jim Morris, MPH Holdings, said the company is the developer of the proposed project. The company is ready to submit plans to the City, with the exception of some minor modifications to the landscape plan to ensure it is a drought-tolerant LEED certified landscaping plan. Mr. Morris advised that in terms of infrastructure improvements and bus services, the proposal meets all the criteria. Company officials met

with Ms. Bremer approximately one year ago. Ms. Bremer asked the team to contact abutting property owners to ascertain if other landowners were willing to participate in infrastructure improvements. Dr. Murphy's property adjacent to the proposed development on the east side of the proposed site. He's agreed to participate and the property is included within the PLA to avoid a fragmented area. Ms. Bremer said she believes the PLA shouldn't be designated at the parcel level, but that the request should consider the area, which was followed up with adjacent landowners.

Marty Brown moved, seconded by Lt. Governor Owen, to approve based on the endorsement of the City of Olympia and the recommendation of the Department of General Administration, designating property located on Mud Bay Road between McPhee Road and Kaiser Road as an official state Preferred Leasing Area.

Mr. Brown said GA has considered the request for the last nine months. When PLA's were adopted for the three cities, the intent was to ensure each City presents the proposals, which is what occurred in this case. Additionally, he said he was adamant that an amendment process was included in the PLA process. The proposal meets the criteria the SCC set forth when implementing PLAs.

Commissioners Goldmark said it appears the request is premature as the state is not seeking leasing space today and it's likely the state will not be seeking leasing space for some time. There are things that can transpire now and when the actual need occurs. He said he would rather have easing occur in an area that is closer to the campus as a way to aggregate properties in the future. Additionally, for the state's long-term best interest, it's better to build rather than lease. Additionally, the proposal has the potential to indicate preference to an area and to a developer without any competitive bidding, which is the most troubling aspect of the proposal. The state should not provide a preferred basis to any particular property owner, but should leave that open until such time when it's necessary, and then undertake a competitive bidding process to ensure the best possible value.

Mr. Brown said as far as he's aware there is no contemplation of any leases. The intent is to develop areas for the next 20 years, areas that can provide state leasing facilities if it's necessary. The City has space downtown as well as plenty of space in Lacey and Tumwater. The action basically identifies the area for when and if the time period arrives and the state needs some space, it will be one of the PLAs for consideration. There is competition between all the PLAs.

Lt. Governor advised some caution in how terminology is stated in terms of providing special preference. Mr. Morris as well as others have followed the process that is outlined by law. The committee has also followed the same process. There is absolutely no guarantee that MPH Holdings would receive a lease from the State of Washington until the state undertakes a competitive process provided by law. The committee has authorized PLAs in the cities of Lacey and Tumwater. The City of Olympia is closer than the other two cities for a PLA. A key element that is always upheld is each city's position and its endorsement.

Commissioner Goldmark inquired about the items to be waived. Mr. Bremer said the exception involves the development of infrastructure, which will become components of the project. The policy allows for a waiver. It also is dependent upon the City's needs in terms of the comprehensive plan.

Commissioner Goldmark emphasized that his opposition pertains to timing and that the state has sufficient time to make a decision.

Motion carried. Commissioner Goldmark opposed.

The meeting was recessed from 2:47 p.m. to 3:00 p.m. for a break.

Wheeler Site Development - Status Report

Sally Alhadeff, Development Manager, DIS, referred to the last update before the committee in April 2008. The SCC approved and granted entitlements for the project to move forward. Project planning proceeded based on that approval last year. The presentation will provide an update on the status of the project to date. During the last legislative session, the Legislature approve the DIS Office Building and the Data Center as well as adding 80,000 square feet to the office building for both DIS and other state agency tenants identified by the Office of Financial Management. DIS and OFM are working closely to identify those tenants. Consequently, the project includes a larger conference area and larger facilities to accommodate the additional square footage with a budget for standard tenant improvements when the tenants are identified. The project is comprised of 360,000 square feet, which includes 260,000 square feet of office and support areas and 110,000 square feet in the Data Center. The Data Center includes four data halls and mechanical and electrical support areas.

Ms. Alhadeff reported the project team provided an update to the Capitol Campus Design Advisory Committee on May 21. The CCDAC approved a motion of support for the project and complimented the team on the site plan, architectural design, as well as the increased density on the site.

The amount of the financing contract to fund construction must be reviewed and approved by OFM as well as the State Finance Committee. Bonds expected to finance construction are anticipated to be sold at the end of June in conformity with the budget. The legal and finance team are working closely with the Treasurer's Office to undertake the financing process. After the financing contract is approved, construction preparation will begin in mid-June, including fencing off the site and removal of existing buildings.

A number of red oaks on the site will be removed, boxed, relocated, and replanted on the site after construction of the complex is completed.

The project is subject to the SEPA Mitigated Determination of Non-Significance (MDNS). The MDNS was appealed by several individuals and the South Capitol Neighborhood Association. A formal hearing process was completed and an initial order was issued dismissing the appeal. The GA Director issued a final order in April affirming and adopting the findings of the MDNS. Several of the individuals involved in the appeal filed a petition for judicial review to Superior Court. A status conference has been scheduled for August 14, 2009. A motion to dismiss and request for expedited consideration of the motion was filed at the request of DIS by the Attorney General's Office. The court has been asked to consider the request on a timely basis because of the pending deadline for the project's financing. The court has been asked to consider the motion on June 19.

Cindy Edens, Wright and Runstad, provided introductory remarks on the status of the architectural design and how the additional square footage was added. The additional square footage is included within the existing footprint by adding stories to the office buildings. She introduced Bobby Pressley and Mindy Levine, NBBJ.

Mindy Levine, NBBJ, reviewed the architectural form of the buildings. She presented a series of slides representing the design since the committee's last review. The project includes a six-story building on the north portion of the site connected to a three-story office complex on the southern portion of the site with the Data Center located east and behind the three-story complex. The front entry is located between the

two office complexes. A mechanical building is located behind the main complex. The three-story complex includes a conference center, cafeteria, and a café. To accommodate the extra square footage, the office building was enlarged by two stories to a total of six stories. The adjoining complex is maintained at three stories by filling in the area previously used for mechanical purposes, as well as behind the entry on the second level to provide more area for tenant space. The conference center has moved behind the entry. The mechanical building remains in its previous location as well as the Data Center complex.

Ms. Levine displayed a slide representing the footprint of the complex. The footprint was maintained even though an additional 80,000 square feet was added ensuring the efficiency of the site is maintained. Parking entrances for the 300-car garage remain the same. Entering the parking garage is from the north portion of the site. The entrance is a right in and right out only. The second entrance is located in the southern portion of the site with a right in as well as a left turn in and a right-out only. The loading area is located behind the three-story office complex and the Data Center with delivery trucks traveling along 16th to the service utility area. Additionally, off Jefferson Avenue, an entry is located for visitor drop-off and visitor parking.

Bobby Pressley reviewed a landscape illustration of the site. It's important to provide a sense of the campus to the site. The area along Jefferson includes a campus green allowing approaches of two walkways moving away from Jefferson and into the site and arriving at the entry court. The casual arrangement of deciduous trees moves away from the street and forms a somewhat open campus in the same spirit as the west campus. Because of the topography of the site, visitor parking transitions into the hillside and is for the most part, obscured from views by motorists traveling along Jefferson.

One of the most important features of the site is its edges as it abuts the South Capitol Neighborhood. A significant setback and buffer is included. The area will be replanted with conifers and shrubs to provide a park-like environment. Another importance to the edge treatment was ensuring an extension to Maple Park. The building is setback significantly from 16th by approximately 140 feet. Along the 14th Avenue street edge, the area is important because of its access to the campus. A grove of existing trees, which have been topped extensively, will be removed. Replanting will occur with selected mature plantings with the addition of young plantings. The plans also include removal of approximately 25 mature red oaks, which will be preserved and replanting after completion of the facility. The grove of trees slated for removal will be milled and boxes will created to store the red oaks until they are replanted

The northwest corner in the area of the traffic roundabout will be planted with deciduous shade trees with some opening at the corner. From a landscape perspective, landscaping within the roundabout is still under review. Whatever types of planting occurs, it will be important as it represents the first view by motorists who are traveling toward the Capitol.

Mr. Pressley reviewed a section of the western portion of the site in the area of the arrival court and visitor parking. Columnar trees will help identify the area as the main entry. Open space is reminiscent of the west campus.

Proposed lighting will be placed along walkways to create some definition to the walkways.

Mr. Pressley reviewed landscaping elevational drawings of the buffer between the site and residences across 16th.

SCC DRAFT MINUTES JUNE 1, 2009 Page 9 of 10

Ms. Levine reviewed the detail of the building façade and the larger massing and articulation of the building. She displayed an elevation of the north façade of the building. The building's design includes a repeat of horizontal bays to harmonize with west campus buildings. The building includes a base, middle, and a top. The base is an integral part of the design wrapping around the entire project. The middle portion, which includes 32-foot bays, is framed by vertical stone on each side with a larger stone element across the top. A metal accent band is included in the middle of the stone columns to create strong verticality within the bay.

Commissioner Goldmark said the proposed design appears similar to the Department of Licensing Building. Ms. Levine said the DOL Building does not have vertical articulation. Spacing for the new building is much different with 32-foot bays proposed. Dimensionally, the buildings are very different. The intent is to complement the west campus by using the same proportions as used on west campus buildings. The License Building is much slimmer in its proportions than the proposal. On the west campus there is a strong articulation involving a base, middle, and top. The base for the buildings wraps around the project to help ground the building into the site. The base is articulated through the use of limestone that is slightly darker than the limestone used at the top of the building.

Windows are a curtain wall system with defined mullions to give definition to the façade. The top of the building includes a cap. Within the base, punch windows will be included.

Commissioner Goldmark asked whether environmental goals can be achieved through the inclusion of large window areas. Ms. Edens said the building is currently rated as LEED silver, but the team anticipates attaining LEED gold for the six-story office building. There is no LEED rating for the Data Center. However, the Data Center will be energy star efficient, and in fact, is a very efficient design for a Data Center in terms of power consumption. Data center buildings are currently not LEED rated. Ms. Edens said new standards are being released for data centers, which the team will analyze. Commissioner Goldmark inquired about the state's policy for attaining LEED certification. Mr. Bremer said the state's policy for office buildings is LEED silver. Industry standards do not exist for data halls at this point. Mr. Albert advised that from an energy standpoint, the proposed Data Center building is 32% more efficient than the existing center on a square footage basis.

Ms. Levine reviewed and described a wood model of the complex. The southern office building was setback to help step back the northern part of the complex. Another design element of the Data Center includes 32-foot bays with a glass screen wall as well as a green screen along the wall incorporating honeysuckle vines.

To help define the entry to the building, a glass entry was created with stone columns lining up with the datum that is carried around the building. The entryway includes lighter glass than other windows in the buildings. Vertical glass fins will be created that anchor into the stone column to lift the entry and create some verticality. The important aspect is to design a welcoming entry that is transparent and includes a glass canopy to frame the doors for weather protection as well as helping to define the entryway.

Building materials include a darker base limestone and a lighter limestone above the base. Glass will be slightly tinted gray to allow daylight into the space while eliminating glare to tenants. The lower glass used at the base is more transparent to promote an open and welcome atmosphere. Metal components include a darker bronze, which will be used on the curtain wall system and a lighter metal for accents and details within the bay and an eyebrow cap piece at the top of the building.

SCC DRAFT MINUTES JUNE 1, 2009 Page 10 of 10

Ms. Levine described the team's work with the Capitol Campus Advisory Committee to improve the entryway and the corners of the building, as well as the selection of the base, middle, and top components. Several schemes were examined to punch windows in the bay and ways to break up the façade in the middle and at the top. The committee met with the team several times and reviewed different elements and options. The corners were redesigned to ensure consistent articulation throughout the complex. The Capitol Campus Design Advisory Committee offered much input on the landscaping scheme as well.

Commissioner Goldmark remarked on how surprised he is with the disparity in the LEED qualification between the Data Center and the office building. He asked why the standard is not required of all buildings. Ms. Edens replied that there are no standards established for data centers within the industry. LEED standards were developed through the years and it began with office buildings and existing buildings. The agency is beginning to consider LEED ratings for data centers. The team is reviewing industry information to determine whether the project qualifies. When the project was initiated two years ago, there were no LEED standards for data centers within the US. Mr. Albert advised that there is a large number of energy efficiencies included in the design of the Data Center. Air handlers are included on the top of the Data Center building, which will handle air cooling needs. Typically, data centers use chillers that convert building air to cooler air by pumping water through the data center to cool the air. The project is relying on air cooling with outside ambient air 98% of the time. For the remaining 2% of the time, where the temperature attains a certain level, the air will be cooled by the chillers.

Commissioner Goldmark asked about the building materials similarities between the Data Center and the office building. Ms. Edens noted the Data Center includes no glass windows. The Data Center will include an 18-inch building wall insulated from inside. The office building includes a unitized window wall system with glazing creating more efficiency.

Mr. Albert said he would appreciate the committee's continued endorsement of the project.

Lt. Governor Owen noted no action is requested of the committee at this point. He expressed appreciation to the team for receiving an update.

Adjournment

With there being no further business, Lt. Governor Owen adjourned the meeting at 3:41 p.m.

Prepared by Valerie L. Gow, Recording Secretary/President Puget Sound Meeting Services